

**MINUTES OF THE FLORENCE TOWN COUNCIL MEETING HELD ON TUESDAY,  
FEBRUARY 21, 2012, AT 6:00 P.M., IN THE CHAMBERS OF TOWN HALL,  
LOCATED AT 775 NORTH MAIN STREET, FLORENCE, ARIZONA**

**1. CALL TO ORDER**

Mayor Kilvinger called the meeting to order at 6:05 p.m.

**2. ROLL CALL:**

Present: Kilvinger, Smith, Woolridge, Celaya, Raasch, Hawkins, Brown.

**3. PLEDGE OF ALLEGIANCE**

Councilmember Raasch led the Pledge of Allegiance.

**4. CALL TO THE PUBLIC**

**Call to the Public for public comment on issues within the jurisdiction of the Town Council. Council rules limit public comment to three minutes. Individual Councilmembers may respond to criticism made by those commenting, may ask staff to review a matter raised or may ask that a matter be put on a future agenda. However, members of Council shall not discuss or take action on any matter during an open call to the public unless the matters are properly noticed for discussion and legal action.**

Ms. Lina Austin requested use of CDBG funds for the Women's Club. She read a statement from the President and asked that it be made part of the record:

The Florence Women's Club was formed in 1897. Its first volunteer effort was to help keep the streets and back yards clean in Florence. The place was full of weeds. In 1901, while Arizona was still a territory, the Florence Women's Club joined four other Women's Clubs to form the Arizona Federation of Women's Clubs and became part of the General Federation. She said they are very active in a national group. Needing a permanent place to meet, in 1914, the Club purchased the property at 231 Willow Street, on which a small adobe building stood and turned it into Florence's first library. Unfortunately, water from the Gila River eroded that building.

In 1919, the building fund was started, followed by a bank loan from Arizona Bank of Tucson. This was granted several weeks before the other banks failed. Another \$2,648 was raised through public subscription and an architect was chosen and the cost of the building, the beautiful Women's Club that we have right now, was \$9,420.00. The labor was provided by the State prisoners of the State Prison.

In 1982, the building was placed on the National Registry of Historic Buildings and is the only building in Florence designed in the Spanish Colonial Revival style. Some of the

original fixtures are still in place. Like the Club itself, the building has a long history worth preserving.

Ms. Austin said that the Club means so much to the community and is certainly worth preserving. She said they would appreciate a positive vote for funds for the Club.

## **5. PRESENTATIONS**

### **a. Presentation by Mark Eckhoff, Community Development Director, on recent code compliance activities.**

Mr. Mark Eckhoff, Community Development Director, gave a brief update on what the department does with regards to code compliance, and buildings and yards being kept up. He said they do approximately 100 code compliance cases per year. He said some issues are weeds and trash accumulation, abandoned cars, and unkept buildings. He said there isn't a dedicated Code Compliance Officer within the department. He said the Senior Building Inspector takes the lead on code compliance and is assisted by others in the department. He said on occasion, there are cases that go through the Court system. He explained the process of what the department does with regards to code compliance issues and what is done in order to get the issue resolved. He said some of the challenges are foreclosed properties. He said, per the Code change in 2006, mobile homes are not allowed in Florence with the exception of those that are continuously occupied and valid non-conforming uses. He said manufactured homes are allowed because it is a different construction from mobile homes.

Mayor Kilvinger said that she appreciates the work that is being done.

Councilmember Brown inquired about the mobile home park on SH79. She asked if the structures were removed because of code compliance issues. She also inquired about the storage units on the property.

Mr. Eckhoff said that the owner was selling the property and the Town worked with him and the new owner to get the many issues resolved. The property is zoned for manufactured homes and the intent is to install manufactured homes, that will be in much better condition than the previous ones, on the property. He said the new owner will be painting the storage units that are on the property which can be utilized by those renting the homes. He said there is potential for commercial use on the property.

Councilmember Brown inquired if they will install single wide or double wide manufactured homes on the property.

Mr. Eckhoff said they will be single wide manufactured homes.

Councilmember Celaya said that it is very difficult when you work in a historical town. He thanked Mr. Carroll Michael for the work that has been done.

Councilmember echoed Councilmember Celaya's comments.

Mr. Patel said Saturday, March 17, 2012, is Community Clean Up Day. The event will be marketed throughout the community and citizens will be invited to participate in cleaning up the community. The Town will have a central location where they can drop off their large uncontainerized trash as well as recycling. More information will be forthcoming on the website, through a press release and Channel 11.

**6. CONSENT: All items indicated by an (\*) will be handled by a single vote as part of the consent agenda, unless a Councilmember or a member of the public objects at the time the agenda item is called.**

- a. **\*Authorization to accept four heart monitors valued at \$27,500, donated to the Florence Fire Department, from Pinal County Sheriff's Office.**
- b. **\*Approval of the grant application submitted to Arizona Department of Homeland Security in the amount of \$39,600, for 22 Air Mask Communication Systems for the Florence Fire Department.**
- c. **\*Acceptance of Frank Puglia's resignation from the Redevelopment Commission and appointment of Sharon Speck as Chair and John M. Shaw III as Vice-Chair to the Redevelopment Commission.**

**d. \*Ordinance No. 571-12:**

Himanshu Patel, Town Manager, read Ordinance No. 571-12 by title only.

**AN ORDINANCE OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA, AMENDING SECTION 8A-280 OF THE TAX CODE OF THE TOWN OF FLORENCE IN CONFORMITY WITH THE MODEL CITY TAX CODE BY INSERTING THE FOLLOWING PROVISION: "SECTION 8A-280 (RESERVED)".**

**e. \*Resolution No. 1332-12:**

Himanshu Patel, Town Manager, read Resolution No. 1332-12 by title only.

**A RESOLUTION OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA, AMENDING RESOLUTION NO. 1317-11 AND AUTHORIZING THE SUBMISSION OF APPLICATION(S) FOR 2011 STATE SPECIAL PROJECT (SSP) GRANT FUNDS, CERTIFYING THAT SAID APPLICATION ADDRESSES ONE OF THE COMMUNITY'S PREVIOUSLY IDENTIFIED URGENT NEEDS AND MEETS THE REQUIREMENTS OF THE STATE SSP PROGRAM, AND AUTHORIZING ALL ACTIONS NECESSARY TO IMPLEMENT AND COMPLETE THE ACTIVITIES OUTLINED IN SAID APPLICATION.**

- f. **\*Approval of accepting the register of demands ending January 31, 2012, in the amount of \$1,718,265.67.**

On motion of Councilmember Raasch, seconded by Vice-Mayor Smith and carried to approve the consent agenda as presented.

## **7. NEW BUSINESS**

- a. **Discussion/Approval/Disapproval a grant application to the Federal Emergency Management Agency SAFER Program in the amount of \$393,204, to pay the salary and benefits of three firefighters for two consecutive years.**

Mr. Bill Norman, Grants Coordinator, stated that the Federal Emergency Management Agency (FEMA) is opening their current round for funding for their Staffing for Adequate Fire and Emergency Response (SAFER) Program. It is directed for hiring of Fire personnel. The Fire Department desires to apply for three full time Firefighter positions for two years. He said the commitment is for two years and FEMA would pay for the salaries for the two years. There is no commitment on the part of the Town to continue with salary or the hiring of the firefighters if the Town should find themselves in a position to not be able to retain them.

Vice-Mayor Smith inquired how the fourth person is staffed if each truck has three people.

Mr. Jeff Moser, Fire Chief, said the fourth person is staffed with part time personnel. The request is for the fourth staff member which would be a full time person. This would allow four full time staff members on the truck. Part time staff will fill in for those on sick, vacation, etc. Staff will continue status quo should the grant not be received.

On motion of Councilmember Hawkins, seconded by Councilmember Brown and carried to approve the grant application to the Federal Emergency Management Agency SAFER Program in the amount of \$393,204, to pay the salary and benefits of three firefighters for two consecutive years.

- b. **Discussion/Approval/Disapproval of selecting potential projects for the 2012 Community Development Block Grant and State Special Projects Grant.**

Mr. Norman said the request is for Council to consider a list of potential projects and selecting those projects that they would like to see submitted for funding by future resolution. He said a listing of potential projects has been provided and are listed by priority to include:

### **CDBG:**

Priority #1    Historic Preservation (Silver King Hotel, American Legion, Women's

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- Club)  
Priority #2 Owner Occupancy Housing Rehab  
Priority #3 New Fire Station Design and Construction

**SSP**

- Priority #1 Florence Heights Street Improvements (CIP T10 and T11)  
Priority #2 Effluent Discharge System at South Wastewater Treatment Plant (CIP U-83)  
Priority #3 Adamsville Road Street Improvements CIP T10 and T11)

Mr. Norman said the projects meet the requirements for funding as identified by the AZ Department of Housing, which is the agency that administers the CDBG and SSP programs. Once Council selects the project(s), a resolution will come before Council at a subsequent meeting, and this will formalize as the ones the Town will apply for in the coming rounds for CDBG and SSP funds.

Mr. Patel said that after the public hearings and hearing comments from the public, in addition to comparing the projects to HUD table previously provided, it was an opportunity to blend public comments, community needs, and what is eligible in terms of projects. He said for CDCBG, staff is recommending Priority No. 1 - Historic preservation with the understanding that the three properties (Women's Club, American Legion, and Silver King Hotel), dependent on the amount of work necessary, will determine the value of how much dollars are allocated to each of the buildings. He said grant allocation that the Town would receive is \$208,000 and of that \$160,000 - \$170,000 will be for construction itself. He said Priority No. 2 is for Owner Occupancy Housing Rehab and Priority No. 3 is for new Fire Station Design and Construction,

Mr. Patel said that staff would like to combine the two programs and incorporate the hearing process. He said the SSP Program is very competitive program and is not automatically funded and the projects that are chosen are normally shovel ready and can be completed within a twelve month period. He said staffs No. 1 priority is Florence Heights Street Improvements, which is a CIP Project. He said, if awarded, the SSP dollars would be added to the project.

Mr. Patel said the request is for Council to direct staff, based on the recommendations.

Ms. Cindy Schofield, CAAG, said the historic preservation is taking place of the commercial rehab. She said they want to continue with the rehab of downtown in the Historic District. She said commercial rehab was taken away, so in order to get around it, they will have to do the projects as historic preservation.

Councilmember Hawkins said the money should go to the Women's Club or to the American Legion.

Discussion occurred on how the money would be allocated for each of the buildings in Priority No. 1.

Mr. Patel said that the Priority No. 1 would include all three facilities. He said that the buildings will be inspected and the critical issues in each of the buildings would be prioritized. He said staff will develop a program, and a building assessment would be done on each property. The areas targeted first will be based on code compliance issues. He said life safety items will be addressed first as well as to get the properties into compliance with current building codes. He said the application that gets submitted will be brought to Council.

Discussion occurred on how the motion should be worded.

On motion Councilmember Brown, seconded Councilmember Raasch and carried to select the Historic Preservation of the Silver King Hotel, American Legion, and Women's Club Project for the 2012 Community Development Block Grant.

Vice-Mayor Smith asked Mr. Wayne Costa, Public Works Department, to elaborate on Priority No. 2 - Effluent Discharge System at South Wastewater Treatment Plant.

Mr. Wayne Costa, Public Works Director, said that the effluent discharge system is due to under capacity on the effluent line that exists the wastewater treatment plant. He said it is categorized as No. 2 priority. He said Priority No. 1 is the Florence Heights Road due to its continuity between State Highway 79A and the Y. He said due to deterioration in the road and the traffic has steadily increased as correction officers utilize that road as a by-pass through Florence.

Councilmember Celaya inquired how the project fits with the flow of what is planned for the future of the intersections.

Mr. Costa said they anticipate the intersection of SH79A and Florence Heights Road/Pinal Parkway will be contingent upon what they find out with the study on SH 79A bypass. He said he's not sure how it will transpire or if it will be a traffic safety issue, which may direct ADOT funding to Florence Heights Road. He said there are \$500,000 worth of ADOT funds to proceed with the design on State Highway 79B and State Highway 287, known as the Y. He said the Town is in the process of selecting a consultant in conjunction with the local government section of ADOT in order to start the design on the intersection improvements. He said there are eight intersection on the Y intersect and is a potential hazard, though not a great hazard as the SH 79A concept.

Councilmember Celaya inquired if the improvements will work with the other proposed changes or does the Town not want to invest money on something that may change in the future.

Mr. Costa said they curtailed the Florence Heights project at Elizabeth Street. Sufficient distance will allow a roundabout at the intersection to proceed. He said that they anticipate that the vertical geometrics at SH79B and State Highway 287 intersection will

play into that because of the SCID lateral that is in that area. He said they are not infringing on any duplication of funding or projects with the Florence Heights Project.

Councilmember Brown asked if the ADOT interchange will change the projection for the Florence Heights project.

Mr. Costa said that it will not change the Town's project. He said SH79A intersection Pinal Parkway and Florence Heights Project will be a separate type project. ADOT already said that the Town doesn't need a signal there unless the traffic safety issue with the SH79A intersection or bypass infringes upon the traffic safety at Florence Heights Road. The State will provide the results at the end of March, 2012.

Councilmember Brown asked if Public Works observed any problems with the large trucks turning off of SH79A and turning left onto Florence Heights Drive.

Mr. Costa said the Town's improvements at Florence Heights Road changes the alignment at the intersection with SH79A. He said they will be coming in perpendicular to SH79A, not the short little curve that is currently exists. He said they have redesigned it to push the curve further south and will be coming at 300' tangent, which is the minimum requirements for that tangent.

Mr. Costa said that Florence Heights Road is to be a four lane minor arterial with a median. He said he anticipates the left hand turn to be permanent. He said that you will find that based upon the traffic analysis, 99% of the traffic east bound on Florence Heights turn left, which is why they don't have a signal, and ADOT agrees with no signal, unless the traffic study at the SH79A intersection, that was recently done, indicates it to be a safety hazard.

Councilmember Brown inquired about the big rigs that are coming northbound on SH79A, and are being required to make a left hand turn onto Florence Heights Drive.

Mr. Costa said that it is part of the realignment of the intersection of SH79A and Florence Heights Road.

Councilmember Brown said that the rigs were having difficulty in the zig-zagging to get through there.

Mr. Costa said that with the improvements of SH79B and SH287 will allow something similar to a roundabout and they will have a continuous flow of traffic that would be truck friendly. It will also reduce the conflicting turn that currently exists.

On motion Vice-Mayor Smith, seconded Councilmember Woolridge and carried to select the Florence Heights Street Improvements Project for the 2012 Community State Special Projects Grant.

**c. Ordinance No. 572-12:**

Himanshu Patel, Town Manager, read Ordinance No. 572-12 by title only.

**AN ORDINANCE OF THE TOWN OF FLORENCE, PINAL COUNTY, ARIZONA,  
AMENDING SECTION 30.04 OF THE TOWN OF FLORENCE CODE OF  
ORDINANCES AND ESTABLISHING A RATE OF PAY FOR THE MAYOR AND  
COUNCIL.**

Ms. Lisa Garcia, Deputy Town Manager/Town Clerk said that as part of the salary study that was done, Council compensation was also compared to with other similar communities. She said the Mayor and Council last received compensation in 2005 when it was raised to \$150 per month per Councilmember and \$300 per month for Mayor. She said after the compensation analysis was completed, it was determined that the Mayor's salary should be \$650 per month and Councilmember salary should be \$450 per month. She said when computing the average, the community with the highest salary (Marana) and the lowest salary (Nogales) were removed and an average was calculated. She said the increase will be an additional \$25,800 to the budget line item. She said the current line item is budgeted at \$14,400, and if approved, will be increased to \$40,200. She said it would become effective July 1, 2012, after the new Council is seated.

Councilmember Brown inquired asked if there is enough money available to expand the salaries to what is suggested, specifically because the Town has been frugal for the last three years.

Ms. Garcia said the Town has been frugal. She added that the item would normally go to the Budget Committee before being brought before Council; but because it needs to be acted upon before an election happens, it must be presented to this Council as a whole. Since no one knows who is being elected, it is not clear who it will affect.

She said the communities that were looked at are communities similar in size and/or in close proximity to the Town. She added that a salary analysis for the staff will go before the Budget Committee.

Councilmember Celaya said that the last increase was done in 2005 and perhaps the Council needs to start looking at what steps need to be taken so they don't fall behind on the increases. He said that if they are able to absorb the extra expense, it shows the fiscal responsibility to give the employees raises every year and maintain the level of service that the Town has. He said it does take Councilmembers time to attend the meetings, being liaisons, researching subjects, time off of work for special meetings, etc., and he thinks that increasing to the average is reasonable. He said it has been a long time since the salaries were last reviewed.

Mayor Kilvinger said is it is a difficult job to be on the Council. She concurred with Councilmember's Celaya's reasons for the increase in Council pay.



Councilmember Brown said her estimated miles for attending meeting and other council activities this year is approximately 1,144 miles. She doesn't object to the raise but at the same time doesn't want to appear that the only reason to be on the Council is because of the pay.

Councilmember Hawkins said that the increase is long overdue. He said that the pay needs to be reviewed every few years and it is reasonable.

Councilmember Raasch said that he supports the raise and feels that it is long overdue. He said his only regret is that it too long to get.

Ms. Garcia said that in addition to the monthly compensation, Councilmembers shall be reimbursed on the same basis as Town employees for necessary expenses incurred in the attendance of up to three in-state but out-of-county meetings each fiscal year. She said each Councilmember may also attend and be reimbursed, with Town Council approval, for such out-of-state or excess in-state meetings and/or out-of-pocket expenses as are deemed beneficial to the Town and as allowed by the annual budget.

## **8. DEPARTMENT REPORTS**

### **a. Manager's Report**

### **b. Department Reports**

- i. Community Development**
- ii. Court**
- iii. Finance**
- iv. Fire**
- v. Library**
- vi. Parks and Recreation**
- vii. Police**
- viii. Public Works**

The Department Reports were received and filed.

## **9. CALL TO THE COUNCIL**

Councilmember Hawkins thanked Parks and Recreation staff for trimming of the trees on Main Street. He said the public complimented them for the job well done.

Councilmember Woolridge said that she likes the historic street signs. She said they are very attractive.

The Council concurred with Councilmember Woolridge.

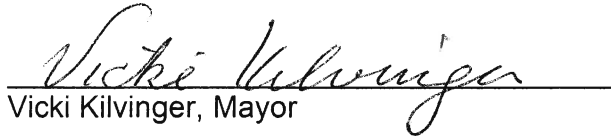
Councilmember Raasch invited everyone to Spring Fling in Caliente.

Vice-Mayor Smith said that everyone did a fantastic job with the Home Tour. He appreciated the Public Works and Parks and Recreation for getting the restrooms up and running.

Mayor Kilvinger said there was a great program at the museum and the Women's Club had an excellent art show. She thanked everyone for the Home Tour.

#### **10.ADJOURNMENT**

On motion of Councilmember Raasch, seconded by Councilmember Hawkins and carried to adjourn the meeting at 7:02 p.m.

  
Vicki Kilvinger, Mayor

#### **ATTEST:**

  
Lisa Garcia, Town Clerk

I certify that the following is a true and correct copy of the minutes of the Florence Town Council meeting held on February 21, 2012, and that the meeting was duly called to order and that a quorum was present.

  
Lisa Garcia, Town Clerk